

WARRANTY DEED
Statutory Short FormTRANSFER
TAX
PAID

43-258

I, HAROLD D. FROST, JR., of Thomaston, County of Knox and State of Maine, for consideration paid, grant to ROBERT A. GAUDETTE and PATRICIA A. GAUDETTE of Waterville, County of Kennebec and State of Maine, and whose mailing address is 157 1/2 Silver Street, Waterville, Maine 04901, with Warranty Covenants as joint tenants and not as tenants in common, the land in Waterville, County of Kennebec and State of Maine, bounded and described as follows; to wit:

PARCEL I

021407

A certain lot or parcel of land situate in Waterville, County of Kennebec and State of Maine, being more particularly bounded and described as follows, to wit:

Beginning on the westerly line of Marston Court at the southeasterly corner of land of Ruby M. Travers; thence westerly forty (40) feet to a wooden stake at the northeasterly corner of land of one Gray; thence southerly along the easterly line of said Gray seventy-three (73) feet to a stake at the southeasterly corner of land of said Gray and the northerly line of land of E. J. Hoxie, and continuing on the northerly line of land of one Plante fifty-six and nine-tenths (56.9) feet to a stone monument on said Marston Court at the northeast corner of land said Plante; thence northerly along the westerly line of said Marston Court sixty-eight and three tenths (68.3) feet to a stake at the point of beginning.

Together with a right of way in common with others over Marston Court to Western Avenue.

Being the same premises conveyed to Harold D. Frost, Jr., by Deed of Distribution by Personal Representative from Harold D. Frost, Jr., Personal Representative of the Estate of Marjorie E. Frost, dated June 16, 1994 and recorded in the Kennebec County Registry of Deeds in Book 4739, Page 150. Reference is also made to a Quit-Claim Deed from Norma F. Sawyer to Harold D. Frost, Jr., dated July 28, 1995 and recorded in the Kennebec County Registry of Deeds in Book 4940, Page 113.

PARCEL II

A certain lot or parcel of land situate in Waterville, County of Kennebec and State of Maine, being more particularly bounded and described as follows, to wit:

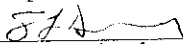
A certain lot or parcel of land triangular in shape, from the southeast corner of premises conveyed by George D. Gray to Alfred R. Adams and Christine M. Adams about 1941, which triangular piece is more particularly described as follows: Beginning at the iron pin in the southeasterly corner of the above described lot, thence northerly in the easterly line of said lot nineteen and 86/100 (19.86) feet to an iron pin; thence westerly six and 7/10 (6.7) feet to an iron pin; thence southeasterly nineteen and 18/100 (19.18) feet to the iron pin at the point of beginning.

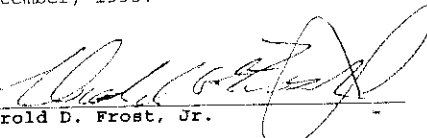
The lot of land from which the above triangular parcel is conveyed is located on the easterly side of Burleigh Street in said Waterville.

Being the same premises conveyed to Harold D. Frost, Jr., and Norma F. Sawyer by Deed of Distribution by Personal Representative from Harold D. Frost, Jr., Personal Representative of the Estate of Marjorie E. Frost, dated September 6, 1995, and to be recorded in the Kennebec County Registry of Deeds concurrent herewith. Reference is also made to a Quitclaim Deed from Norma F. Sawyer to Harold D. Frost, Jr., to be recorded in the Kennebec County Registry of Deeds.

WITNESS my hand and seal this 6th day of September, 1995.

Signed, Sealed and Delivered
in the presence of:


Stephen F. Dubord


Harold D. Frost, Jr.


43-258

STATE OF MAINE
COUNTY OF KENNEBEC

Dated: September 6, 1995

Then personally appeared the above named **HAROLD D. FROST, JR.**, and
acknowledged the foregoing instrument to be his free act and deed.

Before me,



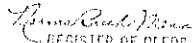
Notary Public
Printed Name: _____

STEPHEN F. DUBORD
Notary Public Attorney at Law
My Commission Expires
September 4, 2001



RECEIVED KENNEBEC SS.

95 SEP 14 AM 10:21

ATTEST: 
REGISTER OF DEEDS